



2011 00017392

Bk: 10639Pg: 172 Page: 1 of 2
Recorded: 08/26/2011 01:01 PM

Affected premises:
7 Hills Road, Amherst

KNOW ALL BY THESE PRESENTS THAT

I, Adam P. Smith of 7 Hills Road, Amherst, MA 01002
for full consideration to me paid of \$316,000.00 grant to

H. James Saunders and Ellen S. Saunders

husband and wife, as tenants by the entirety
of 36 Fox Lake Circle, Santa Rosa Beach, FL 32459

MASSACHUSETTS EXCISE TAX
Hampshire District ROD #13 001
Date: 08/26/2011 01:01 PM
ctrl# 026325 22863 Doc# 00017392
Fee: \$1,440.96 Cons: \$316,000.00

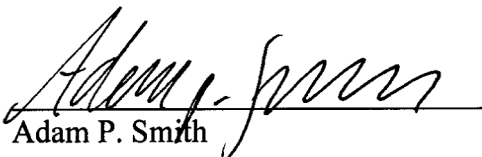
with QUITCLAIM Covenants

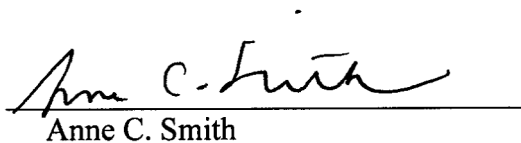
the land, with the buildings thereon, located at 7 Hills Road, Amherst, **Hampshire** County,
Commonwealth of Massachusetts, which is more particularly bounded and described in Exhibit A
annexed hereto and incorporated herein by reference.

Being the same premises conveyed to me by deed of J. Porter Smith dated February 17, 2000, and
recorded in Hampshire County Registry of Deeds Book 5891, Page 134.

I, **Anne C. Smith**, wife of said Adam P. Smith, do hereby join in this deed for the purpose of
releasing any and all interest I may have in the declaration of Homestead recorded in Book 8249, Page
130.

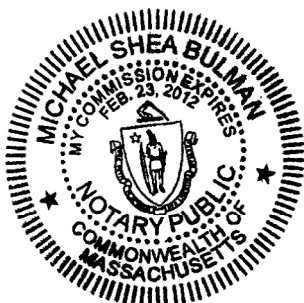
Executed as a sealed instrument on: 8/23/11


Adam P. Smith


Anne C. Smith

COMMONWEALTH OF MASSACHUSETTS
COUNTY OF HAMPSHIRE: SS

On this 23rd day of August, 2011, before me the undersigned Notary Public,
personally appeared the above named Adam P. Smith, proved to me by satisfactory evidence of
identification, being my own personal knowledge of the identity of the signatory to be the person whose
name is signed above, and acknowledged the foregoing to be signed by Adam P. Smith as his or her free
act and deed, voluntarily for its stated purpose.



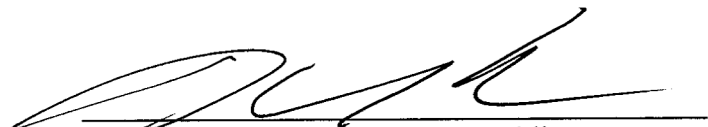

Michael Shea Bulman, Notary Public
My commission expires February 23, 2012

EXHIBIT A

The land in Amherst, Hampshire County, Massachusetts, with the buildings thereon, known as 7 Hills Road, located at the junction of Red Gate Lane (East and Red Gate Lane (West), it being lot 26 as shown on a Revised Plan of Subdivision of Property of Susan Hills Skillings dated August 30 1953, alternate plan, drawn by Russell Snow, Registered Surveyor, recorded in Hampshire County Registry of Deeds, Plan Book 43, Page 33, more particularly bounded and described as follows:

Beginning at a concrete post set in the easterly line of said Red Gate lane (West), it being the northwest corner of the tract herein described and the southwest corner of lot 25 as shown on said plan; thence S. $13^{\circ} 46'$ E., one hundred thirty-one and twenty-nine hundredths (131.29) feet along the easterly line of said Red Gate Lane (West) to a concrete post; thence S. $66^{\circ} 21'$ E. one hundred eighteen and twenty-one hundredths (118.21) feet along the northerly line of Red Gate Lane (West) to a concrete post; thence N. $48^{\circ} 44'$ E. thirty and six hundredths (30.06) feet to a concrete post; thence N. $23^{\circ} 39'$ E., one hundred fifty and twenty-eight hundredths (150.28) feet along the westerly line of Red Gate Lane (East) to a concrete post at the southeast corner of lot 27 as shown on said plan; thence N. $66^{\circ} 21'$ W. one hundred fifteen (115) feet along the southerly line of said lot 27 to a concrete post at the southeast corner of said lot 25; thence S. $76^{\circ} 14'$ W. one hundred twenty and fifty-three hundredths (120.53) feet along the southerly line of said lot 25 back to the concrete post marking the point of beginning; containing 0.67 acre.

ATTEST: HAMPSHIRE, Marianne L. Donohue, REGISTER
 MARIANNE L. DONOHUE